

011.0

0004

0030.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

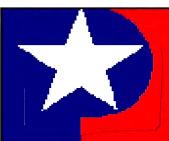
921,100 / 921,100

USE VALUE:

921,100 / 921,100

ASSESSED:

921,100 / 921,100


Patriot
Properties Inc.
PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
33		SWAN PL, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: KAUFMAN DANIEL	
Owner 2: WILLEMIN CATHERINE M	
Owner 3:	
Street 1: 33 SWAN PL	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Own Occ: Y

PREVIOUS OWNER	
Owner 1: HERRON PATRICK M & -	
Owner 2: RHO LOIS -	
Street 1: 33 SWAN PL	
Twn/City: ARLINGTON	

St/Prov: MA	Cntry
Postal: 02476	Type:

NARRATIVE DESCRIPTION	
This parcel contains .052 Sq. Ft. of land mainly classified as Two Family with a Multi-Conver Building built about 1880, having primarily Vinyl Exterior and 1546 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 2 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

Amount	Com. Int

PROPERTY FACTORS	
Item	Code
Description	%
Z	R2
TWO FAMIL	100
o	
n	
Census:	
Flood Haz:	
D	
s	
t	
Exempt	
Topo	1
Street	
Gas:	

BUILDING PERMITS	
Date	Number
5/5/2011	393
Renovate	107,160

C/O	Last Visit	Fed Code	F. Descrip	Comment
5/2/2011	368	Manual	1,300	HVAC INSTALLATION
3/8/2011	125	Inter-De	10,000	&DEMO RIGHT SIDE P

ACTIVITY INFORMATION	
Date	Result
2/17/2018	MEAS&NOTICE
3/30/2012	MLS
1/27/2009	Meas/Inspect
11/14/2008	Meas/Inspect
10/28/1999	Inspected
9/24/1999	Mailer Sent
9/24/1999	Measured
10/1/1981	
Sign:	VERIFICATION OF VISIT NOT DATA

Sign:	VERIFICATION OF VISIT NOT DATA
	/ /

LAND SECTION (First 7 lines only)	
Use	Description
Code	LUC Fact
No of Units	Depth / PriceUnits
Unit Type	Land Type
LT Factor	Base Value
Unit Price	Adj

Sq. Ft.	Site
0	90.

Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%
Easemen	-5							

Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
416,710						416,700	

Total AC/Ha: 0.05156	Total SF/SM: 2246	Parcel LUC: 104	Two Family	Prime NB Desc: ARLINGTON	Total: 416,710	Spl Credit	Total: 416,700
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EXTERIOR INFORMATION

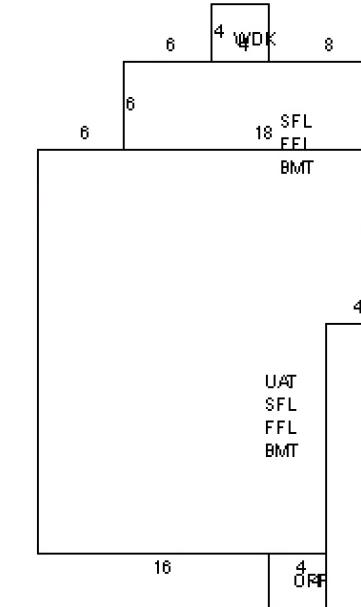
Type:	12 - Multi-Conver
Sty Ht:	2A - 2 Sty +Attic
(Liv) Units:	2 Total: 2
Foundation:	2 - Conc. Block
Frame:	1 - Wood
Prime Wall:	4 - Vinyl
Sec Wall:	%
Roof Struct:	1 - Gable
Roof Cover:	1 - Asphalt Shgl
Color:	GRAY
View / Desir:	

BATH FEATURES

Full Bath:	1	Rating: Very Good
A Bath:	1	Rating: Very Good
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:	1	Rating: Very Good
A HBth:		Rating:
OthrFix:		Rating:

COMMENTS

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SKETCH**RESIDENTIAL GRID**

1st Res Grid	Desc: Line 1	# Units 1
Level	FY LR DR D K FR RR BR FB HB L O	
Other		
Upper		
Lvl 2		
Lvl 1		
Lower		
Totals	RMS: 7	BRs: 2
	Baths: 1	HB: 1

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

REMODELING

Exterior:	No Unit	RMS	BRs	FL
Interior:	1	3	1	
Additions:	1	4	1	
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:	2	7	2	

RES BREAKDOWN

GENERAL INFORMATION

Grade:	C - Average
Year Blt:	1880
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	G13
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal	2 - Plaster
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	4 - Carpet 50%
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	1 - Forced H/Air
# Heat Sys:	2
% Heated:	100 % AC: 100
Solar HW:	NO Central Vac: NO
% Com Wal	% Sprinkled

DEPRECIATION

Phys Cond: VG - Very Good

4.6 %

Functional:

Economic:

Special:

Override: